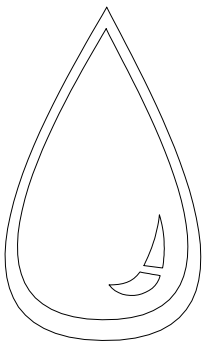




Roof Repairs 7 — Drainage



“Water around a foundation is a guaranteed house destroyer.”

Good roof drainage is probably more important for the foundation of the house than for the roof. Water around a foundation is a guaranteed house destroyer. It seeps into crawl spaces where it vaporizes and rots sills and floors, or seeps into basements. Ninety percent of house damage from moisture starts in a crawl space. It is important to drain roofs well to keep water away from foundations. These are systems that work:

- A good method of collecting roof water is a guttering system. The most important thing about the system is where it dumps the water.
 - Splash blocks at down spouts are minimal and often ineffective since they release water too close to foundations.
 - Water should be released at least 3 feet, or better still, 10 feet away from the foundation.
 - Downspouts emptying into a drain tile system are best.
- For houses with a wide (3 feet or more) overhang a treated (gravel) ground surface where drainage water strikes the ground may be used in place of gutters. The ground must slope away from the structure on all four sides at a minimum 2 to 5% slope to carry water immediately away from the foundation.

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